

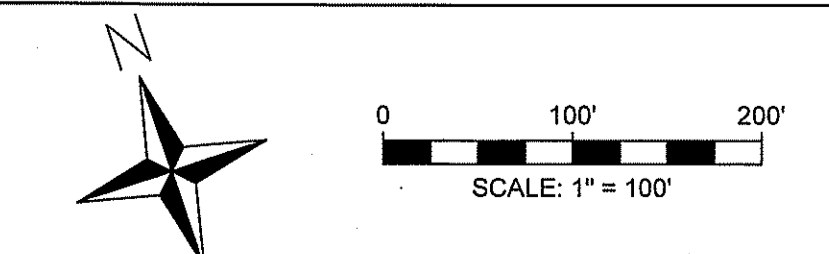
2014-102
Revised

EDWARDS SPRINGS SUBDIVISION
TYPE OF DEVELOPMENT: UNZONED

TAX MAP #'S: p/o 640.6-1-3.2, p/o 640.6-1-3.8

DEVELOPER	ENGINEER
JAMES AND CO. BUILDERS, LLC	GRAY ENGINEERING
MICHAEL RING	RODNEY GRAY, P.E.
1361 WEST WADE HAMPTON BLVD	132 PILGRIM ROAD
SUITE F, PMB 152	GREENVILLE, SC 29607
GREER, SC 29651	864-297-3027

NO. OF ACRES	13.34 AC	MILES OF NEW ROAD	0.19 MI.
NO. OF LOTS:	22	DATE	JUNE 25, 2013



SETBACKS:
FRONT: 20'
REAR: 0'
SIDE: 10'
CORNER LOT SIDE: 20'

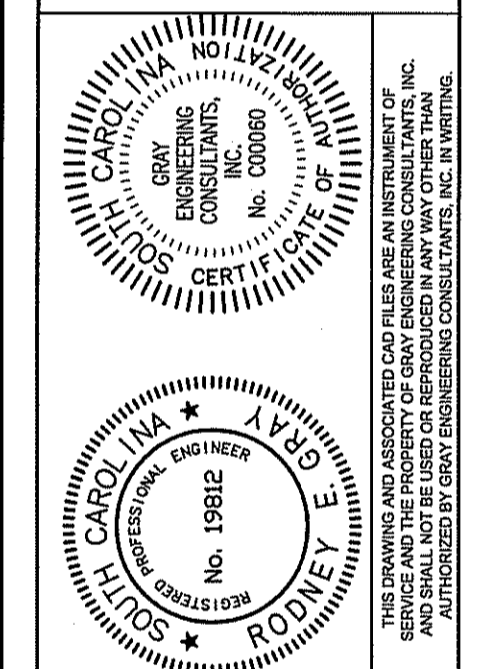
- GREENVILLE COUNTY GENERAL NOTES**
1. ALL NEW LOTS TO HAVE INTERNAL ACCESS ONLY.
 2. ALL NEW ROADS WILL HAVE A 44' RW.
 3. THERE IS A 5' DRAINAGE AND UTILITY EASEMENT ALONG EACH SIDE OF ALL INTERIOR LOT LINES AND A 10' DRAINAGE AND UTILITY EASEMENT INSIDE ALL EXTERIOR LOT LINES, EXCEPT WHERE NOTED.
 4. A STORMWATER MANAGEMENT PLAN AND SEDIMENT REDUCTION PLAN HAS BEEN PREPARED FOR THIS PROPERTY AND WILL BE APPLIED FOR LAND DISTURBING ACTIVITIES. EACH PROPERTY OWNER WILL COMPLY WITH THIS PLAN UNLESS AN INDIVIDUAL PLAN IS PREPARED AND APPROVED FOR THAT PROPERTY.
 5. GREENVILLE COUNTY IS NOT RESPONSIBLE FOR THE MAINTENANCE OF THE DETENTION AREA.

NO.	DATE	BY	REVISION
A	06/25/14	RES	SUBMITTED FOR PRIMARY PLAT TO GVA COUNTY

GRAY
ENGINEERING CONSULTANTS

132 PILGRIM ROAD - GREENVILLE, SC 29607
PH: (864) 297-3027 - FAX: (864) 297-2187
WWW.GRAYENGINEERING.COM

• SC C.O.A.# C00060 • NC C.O.A.# PEF00044 • TN C.O.A.# 040889



PRELIMINARY PLAT

EDWARDS SPRINGS SUBDIVISION
LOCUST HILL ROAD
GREENVILLE COUNTY, SC

PROJECT MANAGER: REG
DRAWN BY: CJR
PROJECT DATE: 06/25/14
SCALE: 1"=100'
JOB No.: 2013069
PLOT DATE: 06/25/14

SHEET
CV-1